

Farmington Pad Sites Available

903 W Main St | Farmington, NM 87401



**KING
CAPITAL**
COMMERCIAL REAL ESTATE

For Sale and Lease
Anasazi Acres Farmington New Mexico

David Fite
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505-292-9607
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Property Details



Lease Availability
Lot Size **3.29 acres**



Lease Rate
See Advisor



Zoning
General Commercial



According to Placer.ai, this Walmart has **2.6M Annual Visits**

Walmart



Enchanted Auto Sales



Broadway

10,218 VPD

SITE
3.29 Acres

Main St

10,080 VPD



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Market Overview



According to Placer.ai, San Juan Regional Medical Center has **532.5K Annual Visits**



198-Beds

SITE
3.29 Acres

Property Benefits

- Multiple full access points into the site.
- Strategically located at the intersection of W. Main and Airport Road.
- Within close proximity to San Juan Regional Medical Center with 2,000+ employees and 198 beds.
- Trade Area serves the surrounding towns/cities of Bloomfield, Shiprock, Aztec, Fruitland and Durango, CO.
- High traffic counts.



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3.29 Acres

Large Subdividable Lot



**Adjacent to San Juan
Regional Medical Center**



**Adjacent to Walmart
Supercenter in the
top 75th Percentile
Nationwide**



Busy Y-intersection



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Market Aerial



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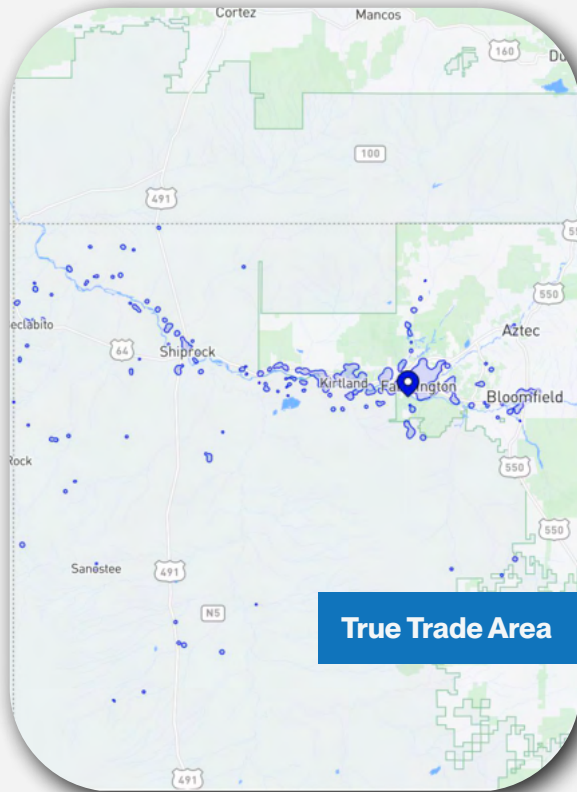
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Market Overview



Average Household Income

67K

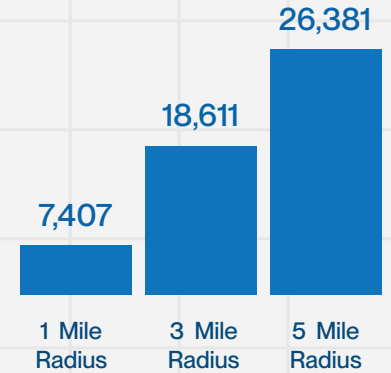
**2024
Estimated
Households**

5 Mile Radius
16,488

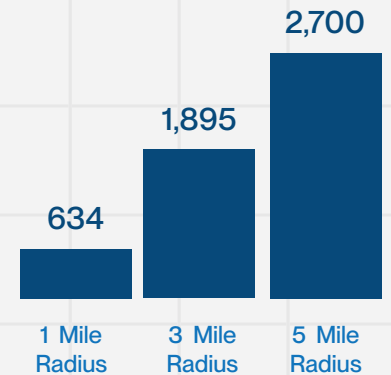
3 Mile Radius
11,186

1 Mile Radius
1,615

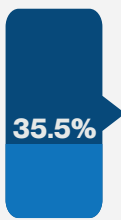
**2024 Estimated
Total Employees**



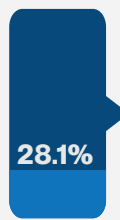
**2024 Estimated
Total Businesses**



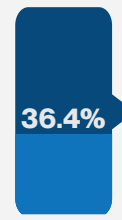
Age



18 - 37
(millennials)



38 - 51
(gen x)



52+
(baby boomers)



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